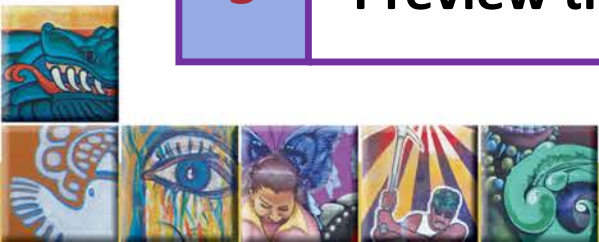


# Barrio Logan Community Plan Update AB 617 Steering Committee

November 17, 2020

# Presentation Outline

- 1** Provide background on the Community Plan
- 2** Address the Agreement prepared by the Stakeholders
- 3** Discuss the Land Uses being considered
- 4** Outline the Timeline and Next Steps
- 5** Preview the Community Survey

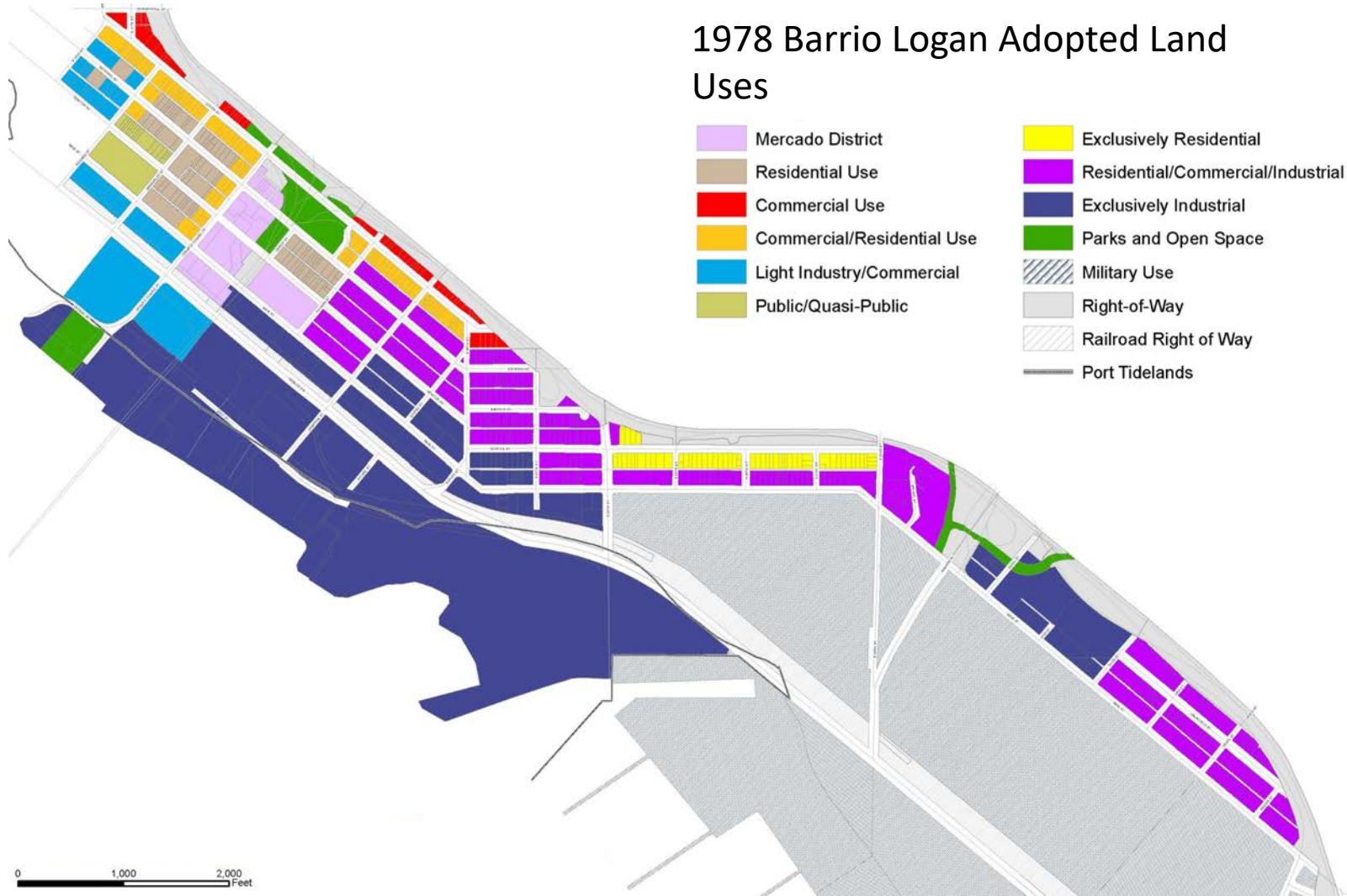


- Identify land uses consistent with the General Plan
- Address mobility and access to public space
- Provide design guidance for new development
- Celebrate Barrio Logan's arts and culture





- Update one of the oldest Plans in the City
- Update land uses to separate residential and industrial uses





- Update started in April 2008
- 33-member Stakeholder Committee formed
- Over 50 meetings held with the community and affected stakeholders
- 2 refined land use scenarios resulted were equally evaluated



- Eliminate future residential/industrial conflicts through land use and zoning;
- Establish a village area and increase housing opportunities;
- Incorporate a “Transition Zone” to buffer industry and residences;
- Retain the waterfront’s employment role.





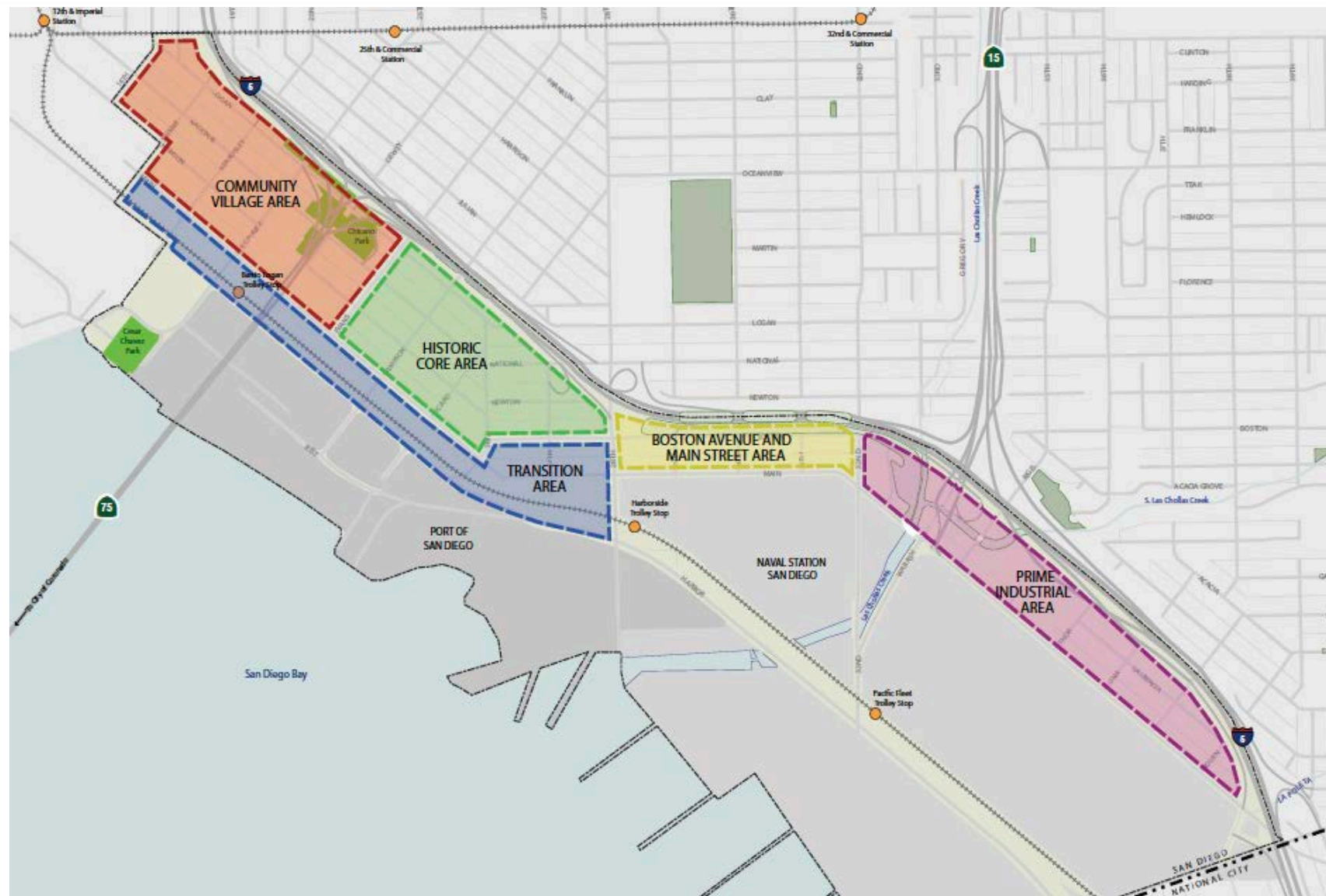
- Established a village area to increase housing opportunities
- Incorporated a “Transition Zone” to buffer industry and residences



Barrio Logan Land Use Map (2013) [Adopted/Rescinded]



- Five neighborhood areas established in 2013 Plan
- Specific land use recommendations for each area
- Based on existing land use pattern



- Promoted mixed-use development
- Identified parks and public spaces
- Established multi-modal connections





- Emphasized small-scale infill development
- Identified opportunities for live/work units

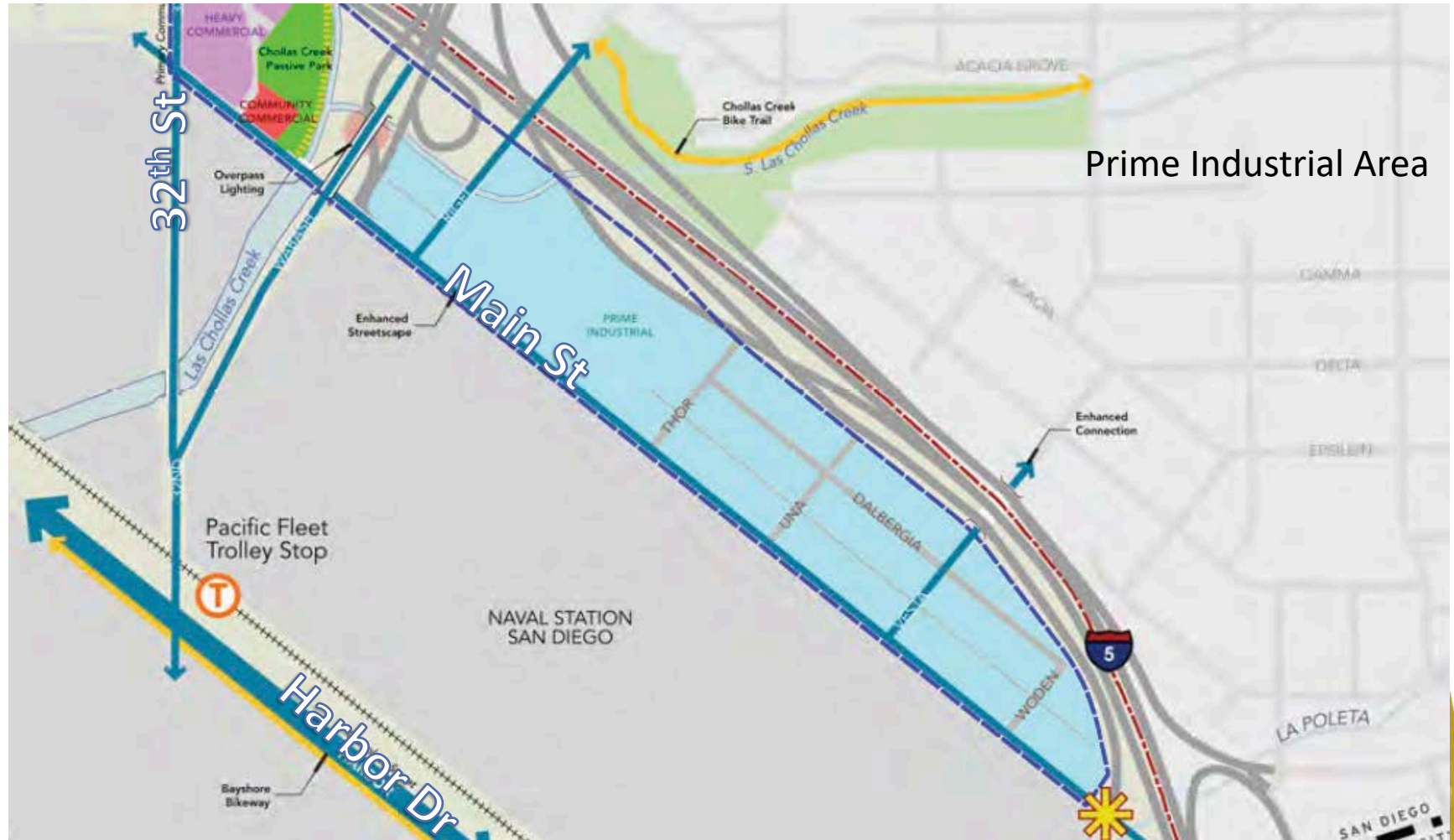




- Maintained residential along Boston Avenue
- Identified commercial uses along Main Street



- Emphasized maritime-industrial jobs
- Designated industrial uses to promote a strong economic base

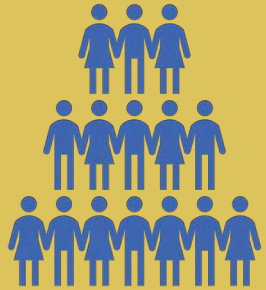




- 



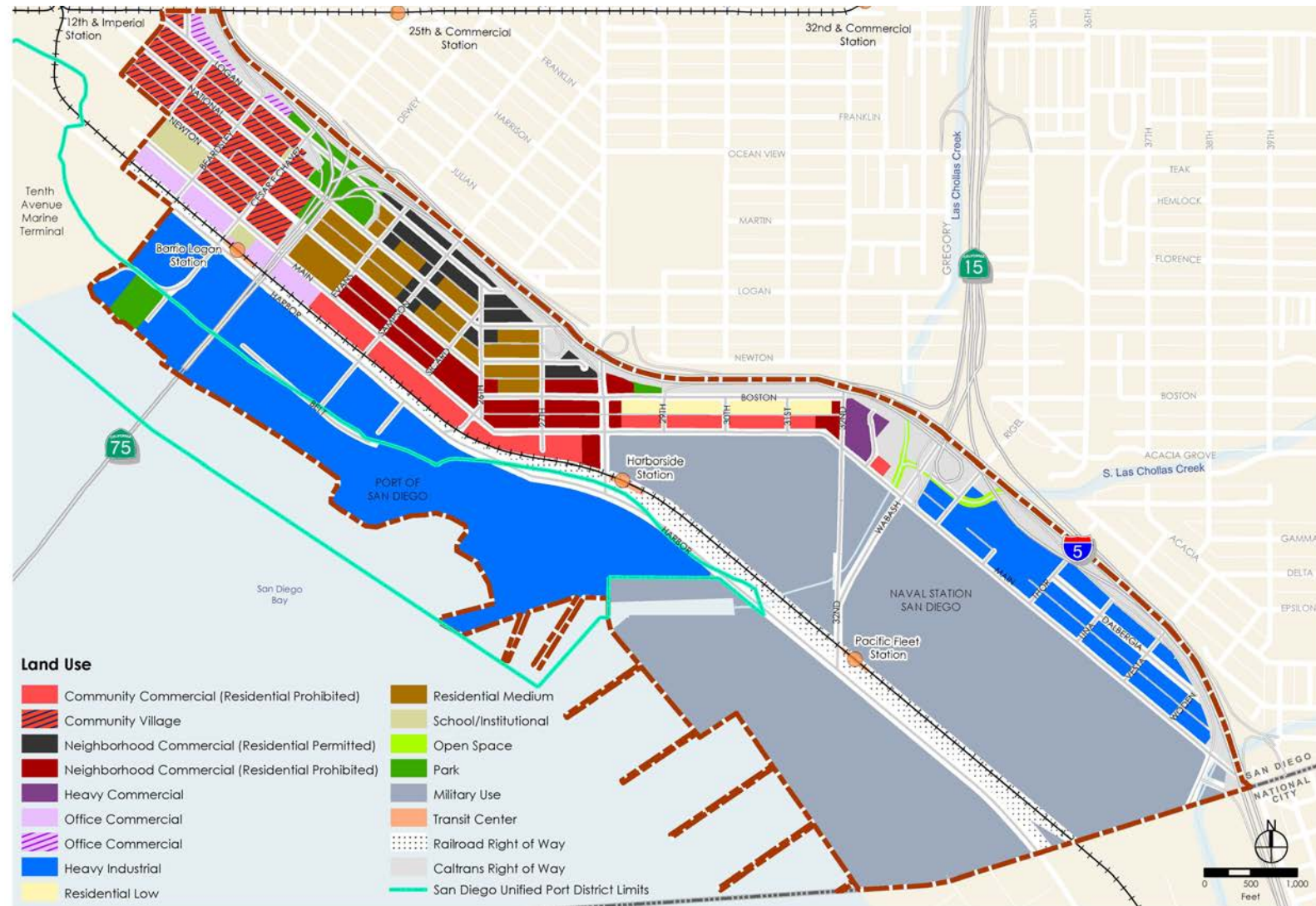




13,500  
Residents



3,800  
Housing  
Units



Barrio Logan Land Use Map (2013) [Adopted/Rescinded]

Copyright SanGIS 2009 - All Rights Reserved. Full text of this legal notice can be found at: [http://www.sangis.org/Legal\\_Notice.htm](http://www.sangis.org/Legal_Notice.htm)





2013

CPU adopted and Programmatic Environmental Impact Report (PEIR) certified by City Council

2014

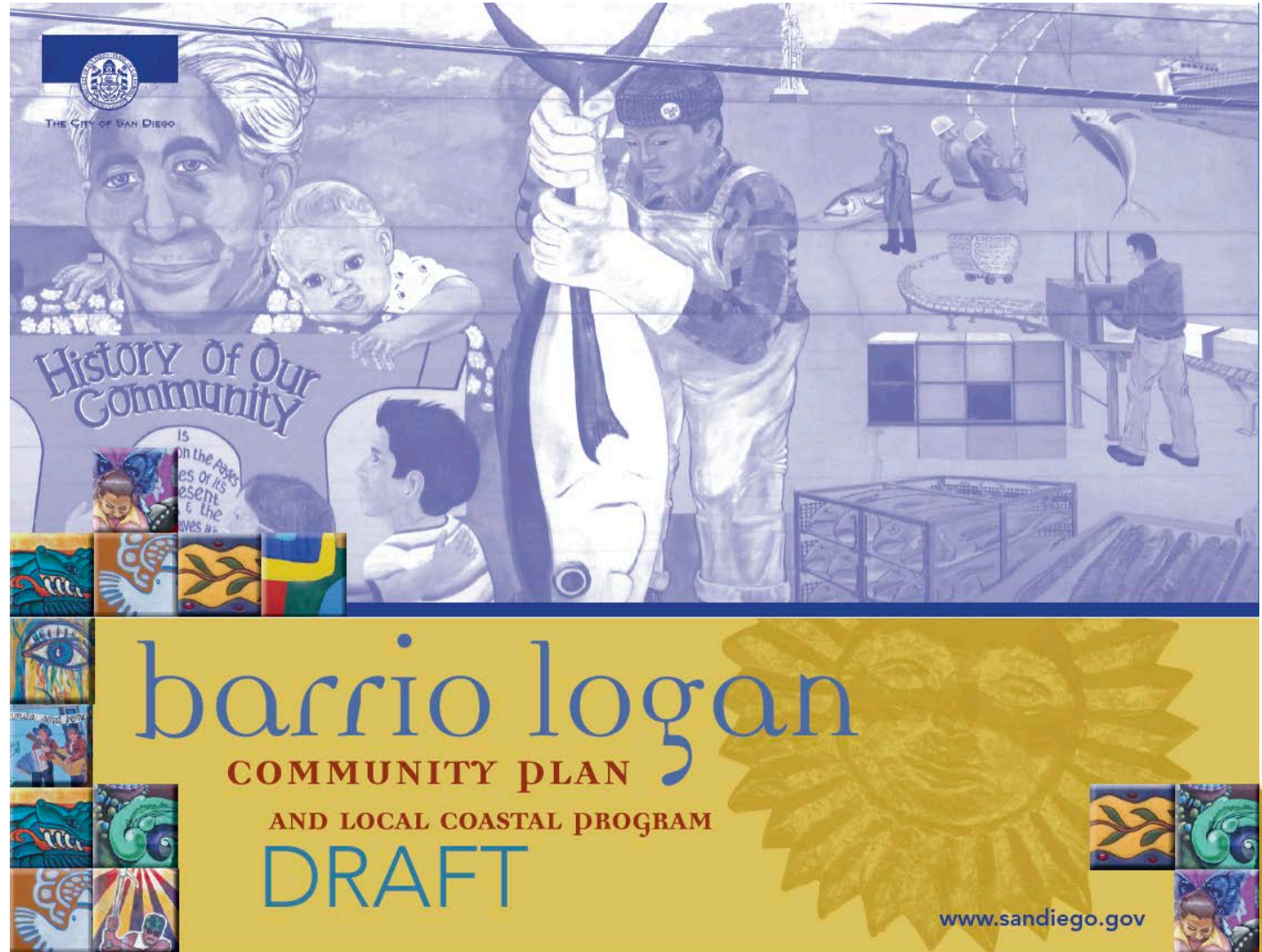
CPU repealed by referendum. The repeal did not include the certified PEIR.

2019

The CPG, Environmental Health Coalition, and the Ship Building/Repair Industry met to identify CPU changes

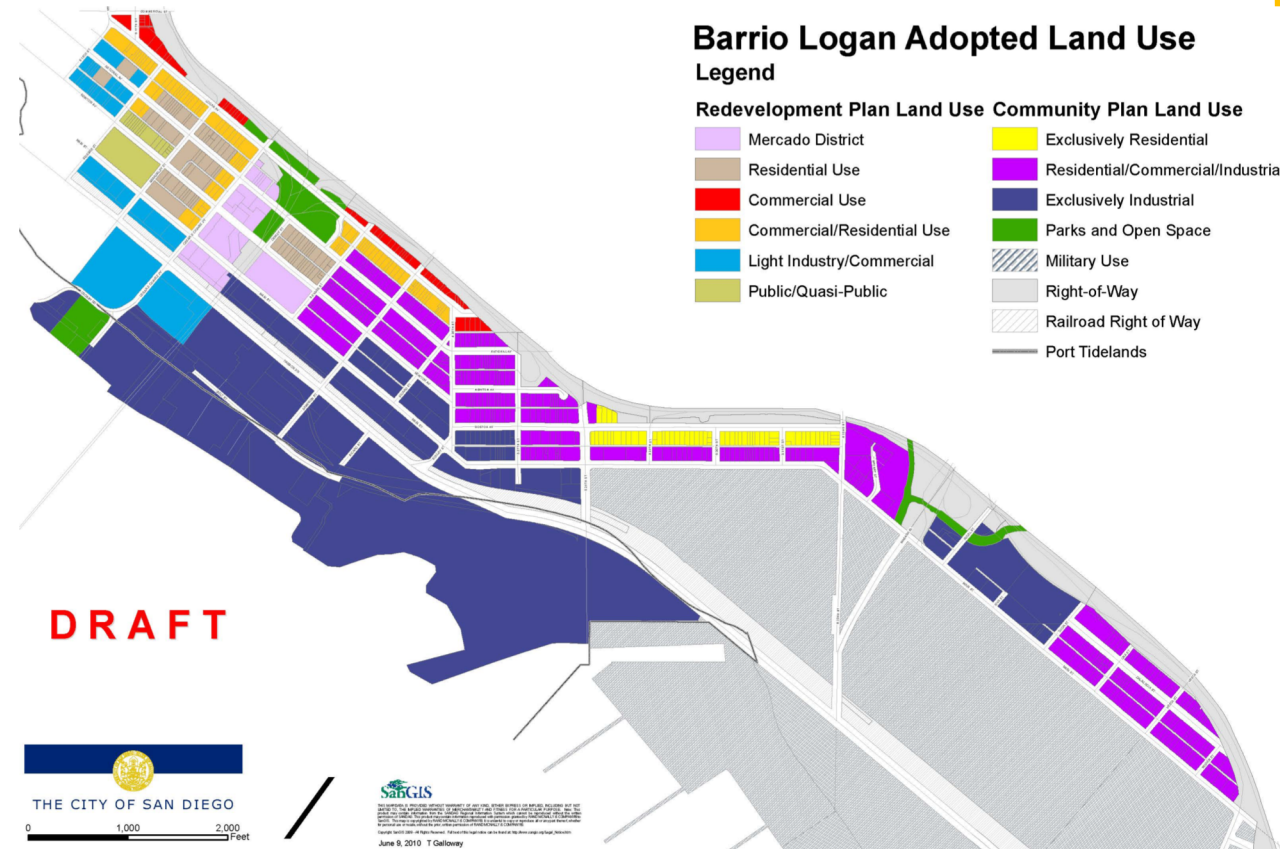
2020

Planning Department worked with CPG on approach for the CPU process.

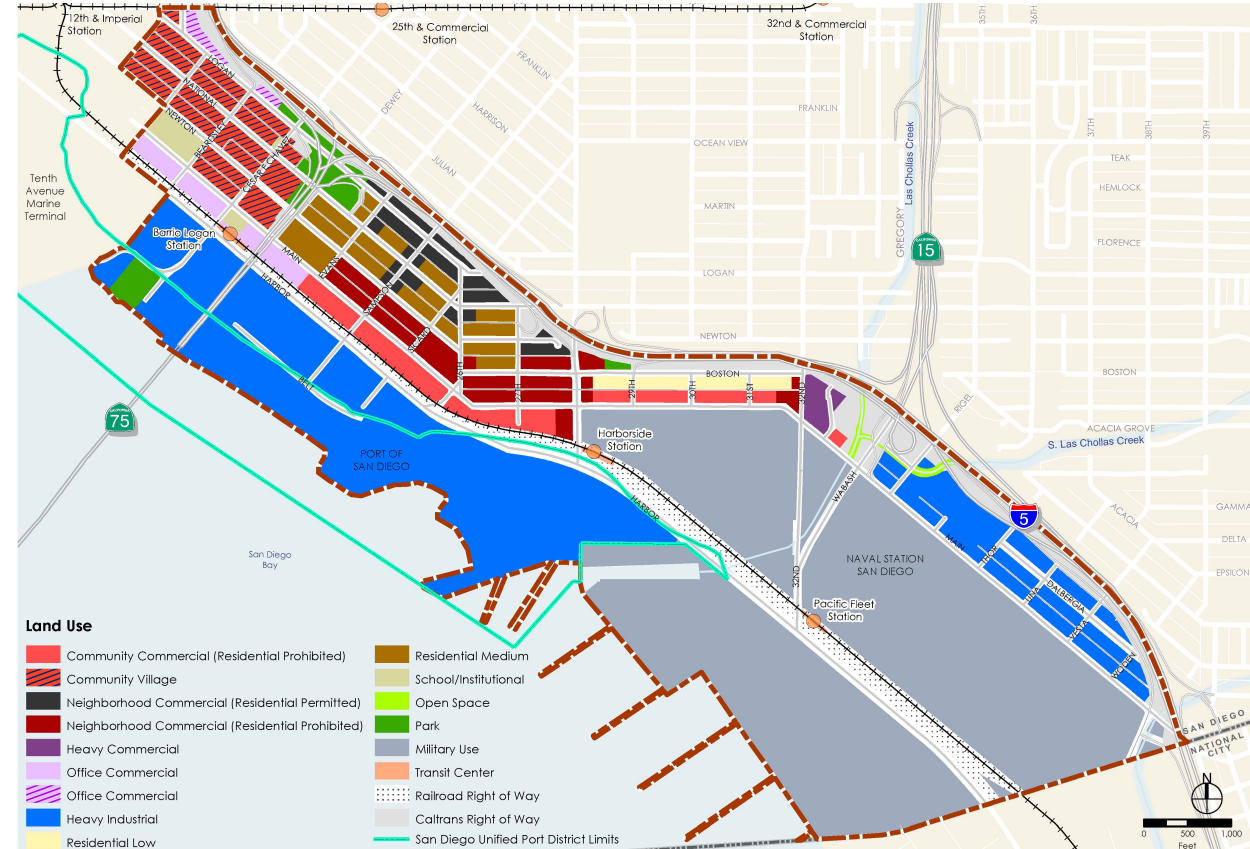




## 1978 Land Use Map (Current Plan)



## 2013 Plan Update Land Use Map (Rescinded by Referendum)





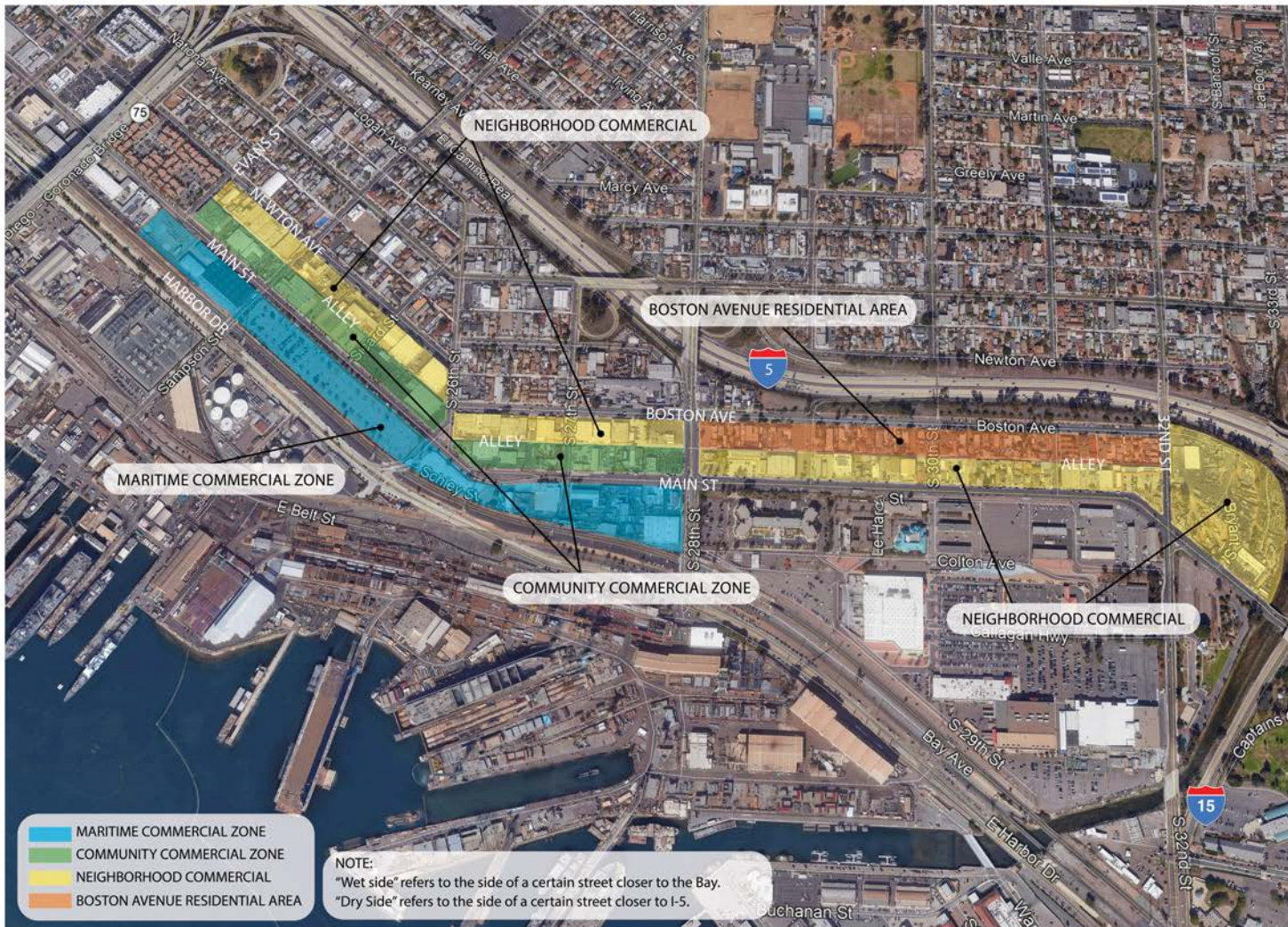
- Address area of conflict that resulted in referendum
- Identify transition of uses from Port/Naval Base to residential community
- Allow for maritime commercial operations next to Port





## Proposed Land Uses

- I. Maritime Commercial
- II. Community Commercial
- III. Neighborhood Commercial
- IV. Boston Avenue Residential

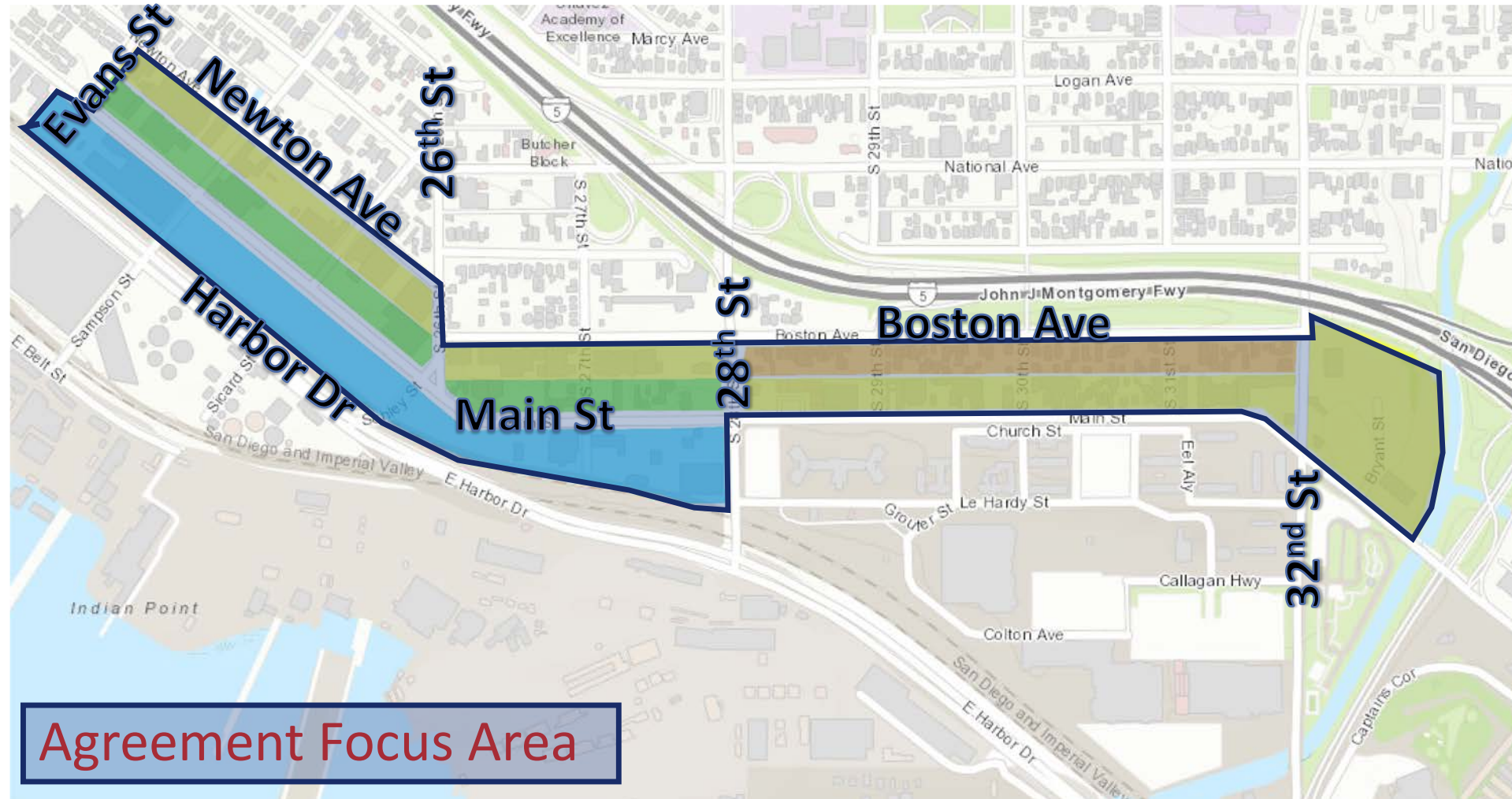


**FIGURE 1: BARRIO LOGAN AREAS** (Refer to MOU for details)  
FEBRUARY 10, 2020 (DRAFT)





Proposal would prohibit *new* industrial uses in the Focus Area





## Existing Uses

- Industrial, warehouse, parking lot uses

## 1978 Plan Allows

- Industrial uses

## 2020 Proposed

- Marine-oriented Commercial (no residential)





## Existing Uses

- Industrial uses, parking lot uses, Woodbury University

## 1978 Plan Allows

- Industrial Uses

## 2020 Proposed

- Community Commercial (no residential)





## Existing Uses

- A mix of industrial, commercial, and residential uses

## 1978 Plan Allows

- Residential, Commercial, and Industrial uses

## 2020 Proposed

- Neighborhood Commercial (allow residential)





## Existing Uses

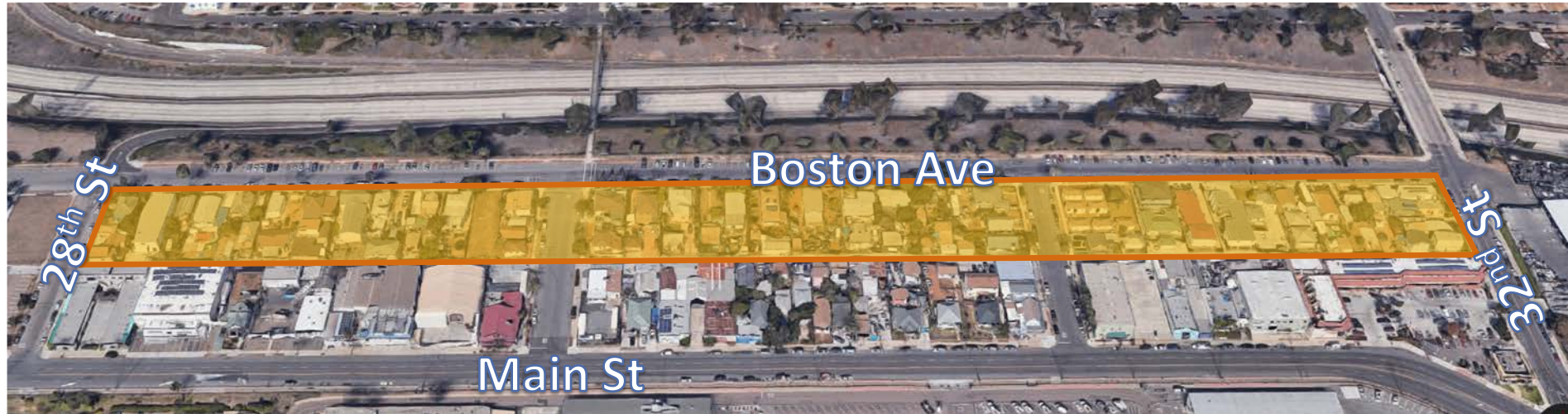
- Single family and multifamily residences

## 1978 Plan Allows

- Exclusively Residential Uses

## 2020 Proposed

- Residential





## Existing Uses

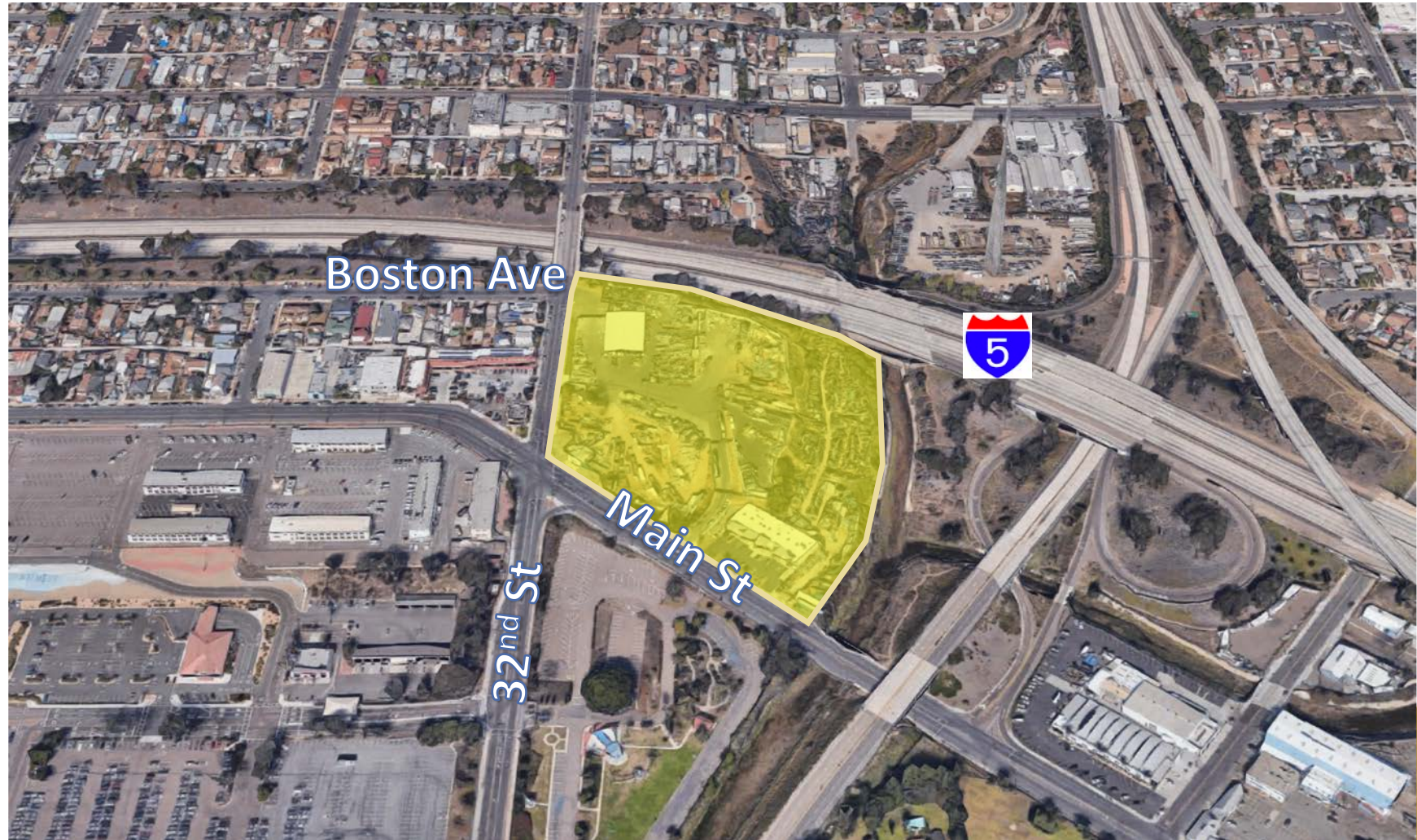
- Metal processing and recycling yard

## 1978 Plan Allows

- Residential, Commercial, and Industrial uses

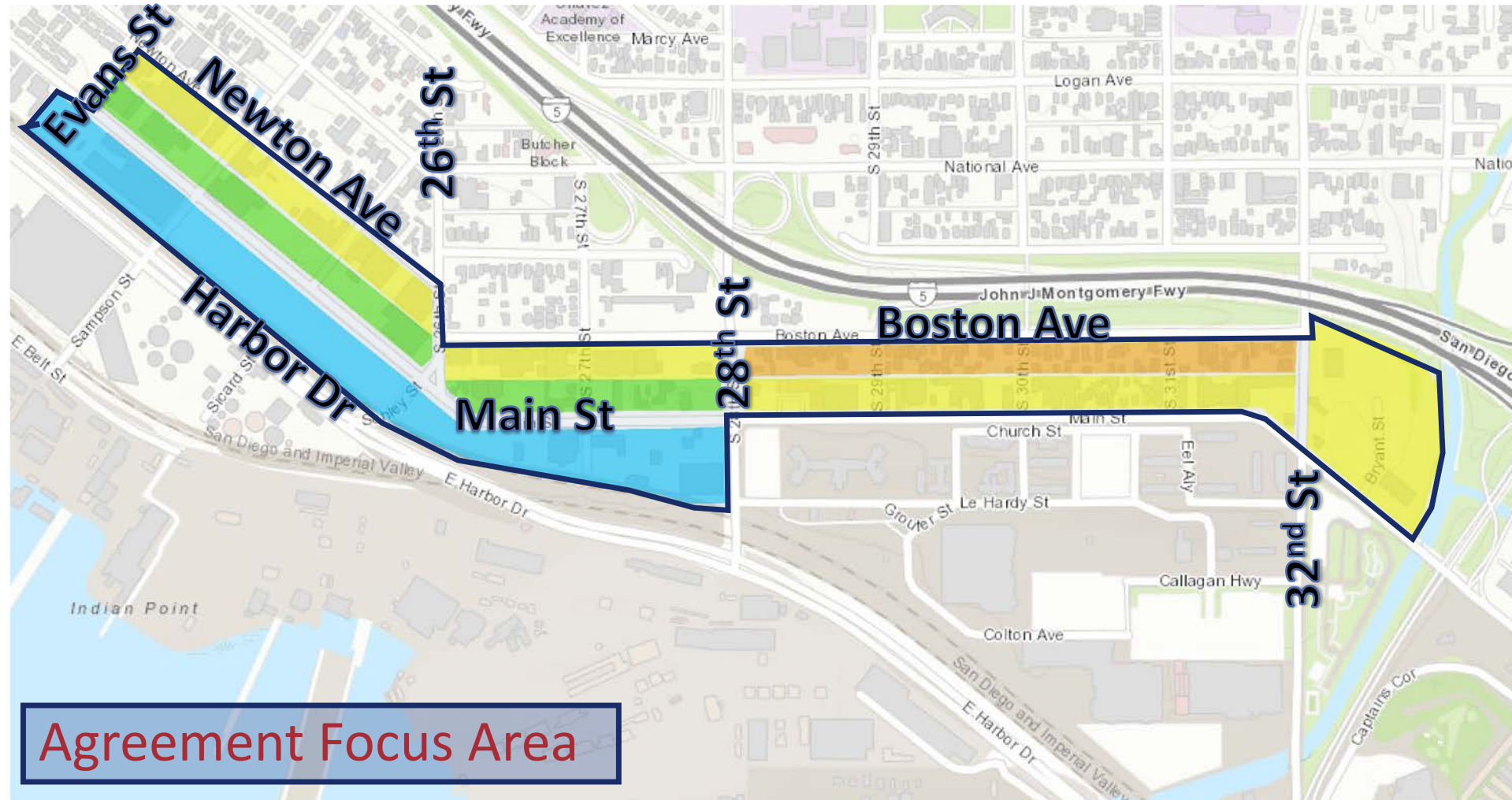
## 2020 Proposed

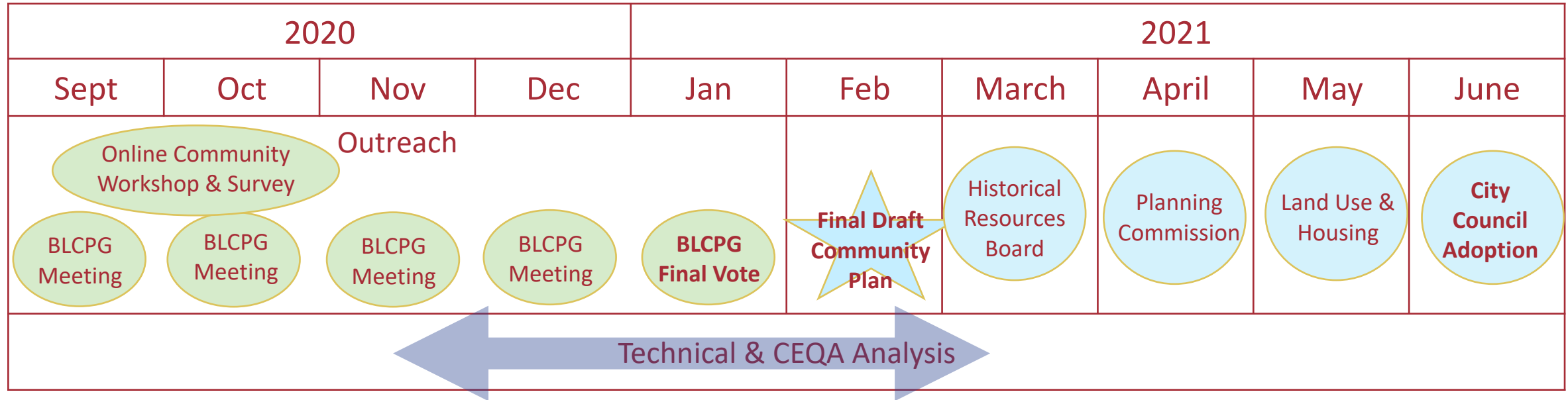
- Neighborhood Commercial (allow residential)





- Continue survey to generate feedback on proposed land uses
- Begin technical analysis





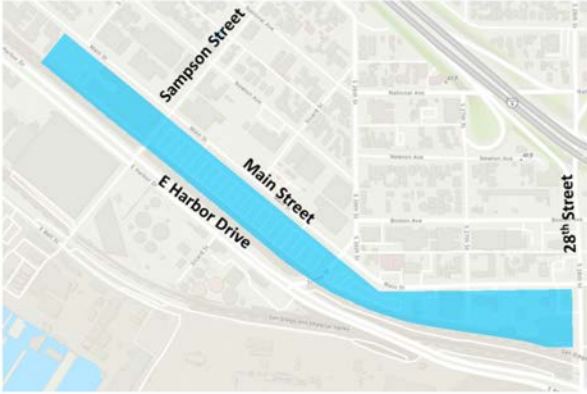
\*Timeline based on land use changes presented in the Workshop.  
Any additional changes could require additional analysis.





## Online Survey – Planbarrio.org

3 → Please select one or more uses that should be allowed in the area shown in the map below:

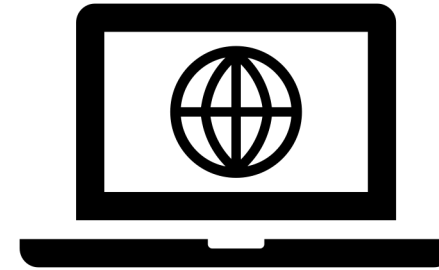


Choose as many as you like

☐ Key A Maritime Commercial (no residential) which includes marine-oriented commercial uses and services that cater to maritime industries.

☐ B Community Commercial (no residential) which includes a wider range of retail and commercial service uses that serve the community.

0% completed Powered by Typeform



**Open Until  
November 6<sup>th</sup>**



**BLCPG Regular  
Meetings**



# How to Stay Involved

## Project Webpage

<https://www.planbarrio.org/>

## Contact Us

Michael Prinz, Senior Planner  
Planning Department  
City of San Diego  
[Mprinz@sandiego.gov](mailto:Mprinz@sandiego.gov)  
(619)533-5931

